## UNOFFICIAL CO

TRUSTEE'S DEED (ILLINOIS)

Doc#. 2310013349 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 04/10/2023 04:15 PM Pg: 1 of 4

Dec ID 20230301686029

ST/CO Stamp 2-109-080-784 ST Tax \$550.00 CO Tax \$275.00

City Stamp 0-711-328-976 City Tax: \$5,775.00

THE GRANTOR GREGORY CUSHING FIRESTONE, AS TRUSTEE UNDER THE GREGORY CUSHING FIRESTONE TRUST AGREEMENT DATED DECEMBER 16, 2016 AND MARTHA MARTINEZ-FIRESTONE, AS TRUSTEE UNDER THE MARTHA MARTINEZ-FIRESTONE TRUST AGREEMENT DATED DECEMBER 16, 2016, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), in hand paid, and pursuant to the power and authority vested in the Grantor as trustee, warrant and convey to Russell Ford, Jr., & single person and Stephanie Ailor, & single person of the City of Chicago, County of Cook and the State of Illinois, as Joint Cenants with the Rights of Survivorship all interest in the following described real estate commonly known as 4110 N. Lincoln Avenue, Unit 305, Chicago, IL 60613, and yx Unmercial Woman \* An Unmerried Man legally known as:

#### LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

SUBJECT TO: Covenants, conditions and restrictions of record, utility easements, general taxes for the year 2022 and subsequent years.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This deed is executed by the party of the first part, as Trustee, as aforesaid, pursuant want in the exercise of the power and authority granted to and vested in it by the terms of said Deed or Deeds in Truck and the provisions of said Trust Agreement above mentioned, and of every other power and authority thereunto enabling.

Permanent Real Estate Index Number: 14-18-321-060-1017 and 14-18-321'-060-1054

Property Address:

/4110 N. Lincoln Avenue, Unit 305,

Chicago, IL 60613

501 77-63089386

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**UNOFFICIAL COPY** 

, Gregory Cushing Firestone, as Trustee under the Gregory Cushing Firestone Trust Agreement dated December 16, 2016 a

As to: Gregory Cushing Firestone

STATE OF ILLINOIS )
) SS,
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gregory Cushing Firestone, as Trustee under the Gregory Cushing Firestone Trust Agreement dated December 16, 2016 and Martinez-Firestone, as Trustee under the Martha Martinez-Firestone Trust Agreement dated December 16, 2016 personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that it signed, sealed and delivered in the instrument as its free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial sea, this.

Notary Public

NOTARY RICK DESIGNESSAL AY COMMISSION STATESON

13/2026

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# m UNOFFICIAL COPY

, Martha Martinez-Firestone, as Trustee under the Martha Martinez-Firestone Trust Agreement dated December 16, 2016

As to: Martha Martinez-Firestone

STATE OF ILLINOIS )
) SS,
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gregory Cushing Firestone, as Trustee under the Gregory Cushing Firestone Trust Agreement dated December 16, 2016 and Martha Martinez-Firestone, as Trustee under the Martha Martinez-Firestone Trust Agreement dated December 16, 2016 personally known to me to be the same person whose name is subscribed to the foregoing insurancent, appeared before me this day in person, and acknowledged that it signed, sealed and delivered in the instrument as its free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this.

1/4/2026

RICK J ERICKSON NOTARY PUBLIC, STATE OF MY COMMISSION EXPIRES

OFFICIAL SEAL

THIS INSTRUMENT PREPARED BY Rick J. Erickson Erickson Law Office, Ltd.

716 Lee Street Des Plaines, IL 60016

MAIL TO:

Mr. Steven Felton Steven R. Felton & Associates, P.C. 134 N. LaSalle Street, Suite 1720 Chicago, IL 60602 SEND SUBSEQUENT TAX BILLS TO Russell Ford, Jr. and Stephanie Ailor 4110 N. Lincoln Avenue, Unit 305 Chicago, IL 60613

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### **UNOFFICIAL COPY**

### EXHIBIT A LEGAL DESCRIPTION

Permanent Real Estate Index Numbers: 14-18-321-060-1017 and 14-18-321'-060-1054

Property Address: 4110 N. Lincoln Avenue, Unit 305, Chicago, IL 60613

UNITS 305 AND P27 IN THE 4100 NORTH LINCOLN AVENUE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 217 TO 223 IN RUDOLPH'S SUBDIVISION OF BLOCKS 4 AND 5 OF W.B. OGDEN'S SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS A TACHED AS EXHIBIT "B"TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0020866001 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

